

CHAPTER 10

COMMERCIAL ZONES C-1, C-2, C-3

SECTION:

10-10-2: PERMITTED USES:

In the following list of possible uses, those designated as being permitted in a zone will be identified with the letter "P". Uses designated with the letter "N" will not be allowed in that zone. The following list is not intended to be all inclusive, but rather, indicative of uses permitted in the zone.

Uses	<u>C-1</u>	<u>C-2</u>	C-3
Cabinet shop	N	P	P
Cafe or cafeteria	N	P	P
Camera store	P	P	P
Candy store, confectionery	P	N	P
Car wash, manual spray	N	P	P
Caretakers dwelling, incidental to a commercial use	N	<u>P</u>	P
Carpet and rug cleaning	N	N	P
Catering establishment	N	N	P
Child nursery	P	N	P
Clinics, medical or dental	N	N	P
Clothing and accessory store	N	N	P

Deleted: N

Recreation center
Recreational vehicle parks

N P P
P P P

Deleted: N

Deleted: N

10-10-4: SPECIAL PROVISIONS:

A. Storage Of Materials And Merchandise: All materials and merchandise, except vehicles in running order, shall be stored in an enclosed building or within an enclosure surrounded by a sight obscuring fence or wall of not less than six feet (6') in height, and no material or merchandise shall be stored to a height greater than that of the enclosing fence or wall.

B. Trash And Combustible Materials; Junk And Debris: No trash, rubbish, weeds or other combustible material shall be allowed to remain on any lot outside of approved containers in any commercial zone. No junk, debris, or junk cars or similar material shall be stored or allowed to remain on any lot in any commercial zone.

C. Solid Waste Storage Facilities: All solid waste storage facilities shall be located at the rear of the main building or else behind a sight obscuring fence or wall which will prevent the facility from being seen from a public street.

D. Protection Of Adjoining Residential Property: Where a commercial development adjoins any lot or parcel of ground in any residential zone, there shall be provided along the adjoining property line a decorative, sight obscuring fence, or a ten foot (10') wide planting strip, or any combination of fencing and landscaping which, in the opinion of the planning commission, adequately protects the adjoining residential property.

E. Side Yards Combined: The required side yards may be combined into one single yard with the opposite yard being a three foot by zero foot (3' x 0') side yard.

F. Reduction Of Rear Yard: Upon site plan approval, the rear yard may be reduced to three feet (3') if not required for drainage, utilities, etc.

G. ~~Recreational Vehicles~~; As defined in section [10-4-1](#) of this title, located in approved recreational vehicle parks, are permitted in any commercial zoning district.

H. Development Of Recreational Vehicle Park: Any request for development of a recreational vehicle park shall meet the design standards identified in section [10-8G-7](#) of this title, and shall meet all other requirements for building permits as specified elsewhere in this code. (Ord. 2001-815-O, 12-17-2001, eff. 12-17-2001; amd. 2004 Code)

I. Lighting: Lighting shall be as approved in section [10-17-8](#) of this title. (2004 Code)

Deleted: Residential Dwellings: No residential dwelling of any kind, except for "

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